

**REAL ESTATE APPRAISER LICENSURE  
AND CERTIFICATION BOARD  
November 7, 2019  
MINUTES**

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**I. CALL TO ORDER & ESTABLISH QUORUM**

Dennis Kruse called the meeting to order at 9:04 a.m. in Room W064, South Government Center, 402 West Washington Street, Indianapolis, Indiana, and declared a quorum, in accordance with Ind. Code § 25-34.1-8-4.

**Members Present:**

Mark Ratterman, Vice Chairman  
Dennis “Matthew” Kruse II, Chairman  
Wayne Johnson

**Members Absent:**

Ron Kohart

**State Officials Present:**

Deanna Alexander, Board Director  
Toby Davis, Assistant Director  
Nate Black, Compliance Office  
Jim Schmidt, Deputy Attorney General  
Travis Lovett, Deputy Attorney General

**Transcriptionist:**

Margie Addington, Accurate Reporting of Indiana

**II. REPORT FROM THE INDIANA ATTORNEY GENERAL’S OFFICE**

Attorney General’s Report presented by Jennifer Barth

**III. ADOPTION OF THE MINUTES FROM THE SEPTEMBER 12, 2019 MEETING OF THE BOARD**

Motion was first and seconded to **Approve**.

Ratterman/Johnson  
3/0

The following Board Members Voted    “Aye”    “Nay”

Mark Ratterman	✓
Dennis "Matthew" Kruse	✓
Wayne Johnson	✓

**IV. LEGISLATIVE CHANGES**

**V. ADMINISTRATIVE HEARING**

**A. In the Matter of the License of: Clark Klemme**  
2017 REAB 0003  
Re: Possible Modification of Probation

**Motion was first and seconded to Deny the States Motion to vacate.**

Ratterman/Johnson  
3/0

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman	✓
Dennis "Matthew" Kruse	✓
Wayne Johnson	✓

Kelsey Miller, Attorney General's Office

Respondent: Clark Klemme  
Attorney: Derek Peterson

Witness: Deanna Alexander

**Motion was first and seconded to Modify the probation to allow him to be able to do appraisal work without a supervisor being present when doing the appraisals.**

Ratterman/Johnson  
3/0

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman	✓
Dennis "Matthew" Kruse	✓
Wayne Johnson	✓

**B. In the Matter of the License of: Giovanni Provenzano – CONTINUED**

2019 REAB 0009  
Re: Order to Show Cause

**C. In the Matter of the License of: Jason King**

2018 REAB 0012

Re: Disciplinary Hearing

Leif Johnson, Attorney General's Office

Witness: Jaclyn Meza

Exhibits – A, B and C

Respondent: Jason King

Attorney: Derek Peterson

Witness: Jason King

Witness: Hannah Miller

Exhibits – 1, 2, 4 and 3

**Motion was first and seconded to that there is a violation based on the conviction.**

Kruse/Johnson

2/1

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman		✓
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

Motion dead

**Motion was first and seconded that a violation occurred but under the specific circumstances no discipline will be given.**

Ratterman/Johnson

3/0

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

**Sanctions opposed on respondent are to**

Ratterman/Johnson  
4/0

The following Board Members Voted      “Aye”      “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**VI. PERSONAL APPEARANCES**

**VII. REVIEW OF PROBATION**

**VIII. DELIBERATIONS AND POSSIBLE ISSUANCE OF FINAL ORDERS**

**IX. APPLICATION FOR REVIEW**

**X. REINSTATEMENT APPLICATIONS FOR REVIEW**

**XI. APPRAISER CE COURSE**

**1. American Society of Farm Managers and Rural Appraisers (CE10600496)**

A. ASFMRA 90<sup>th</sup> Annual Convention 5 Hours

**Motion was first and seconded to Approve**

Johnson/Ratterman  
3/0

The following Board Members Voted      “Aye”      “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**2. CoreLogic Valuation Solutions, Inc/The Columbia Institute (CE21100051)**

A. Developing Compliant Reports Using TOTAL, No. 124 7 Hours

**Motion was first and seconded to Approve**

Johnson/Ratterman  
3/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**3. Appraiser eLearning LLC (CE21800014)**

- A. ANSI, Home Measurement & The Power of Price Per Square Foot 7 Hours
- B. Public Records, Square Footage & the Real Estate Information Crisis 7 Hours
- C. Appraiser’s Guide to CYA (Covering Your Appraisals) 4 Hours
- D. Commercial Property Valuation 7 Hours
- E. Sales Comparison Approach: A Course On Analysis and Reporting 7 Hours
- F. Appraising 2-4 Unit MF Properties 7 Hours
- G. Depreciated Replacement Cost 7 Hours

**Motion was first and seconded to not review as they are online courses, the Board doesn’t approve online courses.**

Johnson/Ratterman  
3/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**4. Education Resource (CE10500032)**

- A. CE 11-20-1 Environmental Contamination in Appraising 7 Hours
- B. CE 11-20-2 Testifying in Litigation Appraising 2 Hours
- C. CE 11-20-3 Frequently Asked Questions-Commercial Appraising 2 Hours
- D. CE 11-20-4 Frequently Asked Questions-Residential Appraising 2 Hours

- E. CE 11-20-5 Recognizing Environmental Concerns Within A Commercial Appraisal Assignment 2 Hours
- F. CE 11-20-6 Recognizing Environmental Concerns Within A Residential Appraisal Assignment 2 Hours
- G. CE 11-20-7 Supplemental Appraisal Standards 3 Hours

**Motion was first and seconded to Approve**

Johnson/Ratterman  
3/0

The following Board Members Voted	"Aye"	"Nay"
Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

**5. Ohio Chapter Appraisal Institute (CE21500021)**

- A. 42<sup>nd</sup> Annual Economic Seminar 7 Hours

**Motion was first and seconded to Approve**

Johnson/Ratterman  
3/0

The following Board Members Voted	"Aye"	"Nay"
Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

**XII. OLD/NEW BUSINES**

**A. 2020 CE Audit Preparations**

**Mark Ratterman made a motion for the staff to follow the procedures regarding. Deanna, Nate and Travis will work on a CE audit procedure to follow. Will bring the drafted procedures back to the Board at their December meeting for review and approval.**

**XIII. ADJOURNMENT**

There being no further business, and having completed its duties, the meeting of the Indiana Real Estate Appraiser Licensure and Certification Board adjourned at 12:34 p.m.

**Next Scheduled Meeting**

**December 12, 2019**

**9:00 a.m.**

**W064**

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Dennis Kruse, Chairman